



10931 Willowfern Drive Calgary Alberta

\$2,600,000

Welcome to this extensively renovated 5-level split, offering over 7,000+ sq ft of luxurious living space, perfect for a large family or multi-generational living. Nestled against the picturesque Willow Park Golf Course, this home provides an idyllic backdrop for family life with its expansive south-facing views. As you step inside, you'll be welcomed by large windows that frame views of the eleventh hole, filling the home with natural light. The expansive front foyer opens into enormous living and dining rooms, exuding sophistication and warmth. Polished porcelain tile flows throughout the foyer, hall, kitchen, and family room, while gleaming oak floors and a gas fireplace enhance the living and dining areas. The gourmet kitchen is a chef's dream, featuring a back-painted glass backsplash, granite countertops, a gas countertop range, double wall ovens, a warming drawer, and instant hot water. A separate Butler pantry boasts abundant storage, a second dishwasher, and a fridge/freezer, leading into a laundry room with built-ins that can easily be converted into a family-friendly mudroom. The large great room, flooded with natural light, is perfect for family gatherings. The main floor flex room offers versatility with a 3-piece bathroom and closet, making it ideal as a bedroom for someone with mobility challenges, nanny suite, or exercise area. On the upper level, you'll find two generous bedrooms, one with a 3-piece ensuite and the other steps from a 4-piece bathroom with a jetted tub. The primary suite offers ultimate luxury with double doors leading to your private covered deck, complete with a Spaberry hot tub. The spa-inspired ensuite features a soaker tub, a large walk-in steam shower, double vanities, and cozy in-floor heating. A large walk-through closet with laundry connects to the bonus room, which can also serve as a second primary suite or nursery. The lower...

Bedroom 13.00 Ft x 13.08 Ft

Bedroom 11.33 Ft x 22.08 Ft

Bonus Room 14.67 Ft x 21.00 Ft

Primary Bedroom 17.50 Ft x 22.50 Ft

3pc Bathroom 8.17 Ft x 8.00 Ft

4pc Bathroom 7.42 Ft x 8.00 Ft

Storage 18.08 Ft x 6.92 Ft

Bedroom 25.83 Ft x 12.42 Ft

Media 12.25 Ft x 15.33 Ft

3pc Bathroom 7.75 Ft x 4.33 Ft

Other 25.08 Ft x 12.83 Ft

Furnace 8.67 Ft x 15.75 Ft

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CIR

REALTY

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6pc Bathroom	19.75 Ft x 10.25 Ft	Furnace	21.83 Ft x 10.08 Ft
Laundry room	9.67 Ft x 8.17 Ft	Bedroom	22.50 Ft x 11.58 Ft
Recreational, Games room	21.17 Ft x 26.67 Ft	Workshop	22.58 Ft x 18.25 Ft
Furnace	12.00 Ft x 7.00 Ft		